

Local Market Update – July 2019

A Research Tool Provided by Iowa Association of REALTORS®



O'Brien County

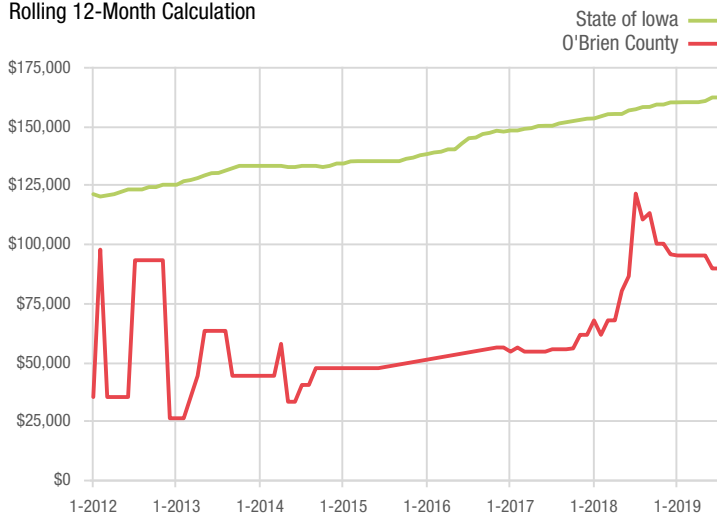
Single-Family Detached	July			Year to Date		
	2018	2019	% Change	Thru 7-2018	Thru 7-2019	% Change
New Listings	9	19	+ 111.1%	64	79	+ 23.4%
Pending Sales	4	7	+ 75.0%	23	33	+ 43.5%
Closed Sales	3	5	+ 66.7%	14	27	+ 92.9%
Days on Market Until Sale	6	45	+ 650.0%	54	85	+ 57.4%
Median Sales Price*	\$112,500	\$100,000	- 11.1%	\$122,000	\$89,500	- 26.6%
Average Sales Price*	\$163,467	\$118,430	- 27.6%	\$133,457	\$90,311	- 32.3%
Percent of List Price Received*	99.3%	94.7%	- 4.6%	94.1%	91.6%	- 2.7%
Inventory of Homes for Sale	40	48	+ 20.0%	—	—	—
Months Supply of Inventory	12.3	8.7	- 29.3%	—	—	—

Townhouse-Condo	July			Year to Date		
	2018	2019	% Change	Thru 7-2018	Thru 7-2019	% Change
New Listings	0	1	—	9	11	+ 22.2%
Pending Sales	2	2	0.0%	5	6	+ 20.0%
Closed Sales	0	2	—	2	4	+ 100.0%
Days on Market Until Sale	—	69	—	116	55	- 52.6%
Median Sales Price*	—	\$132,500	—	\$109,250	\$93,000	- 14.9%
Average Sales Price*	—	\$132,500	—	\$109,250	\$112,500	+ 3.0%
Percent of List Price Received*	—	96.2%	—	92.3%	94.9%	+ 2.8%
Inventory of Homes for Sale	4	6	+ 50.0%	—	—	—
Months Supply of Inventory	2.7	4.7	+ 74.1%	—	—	—

* Does not account for seller concessions; % Change may be extreme due to small sample size.

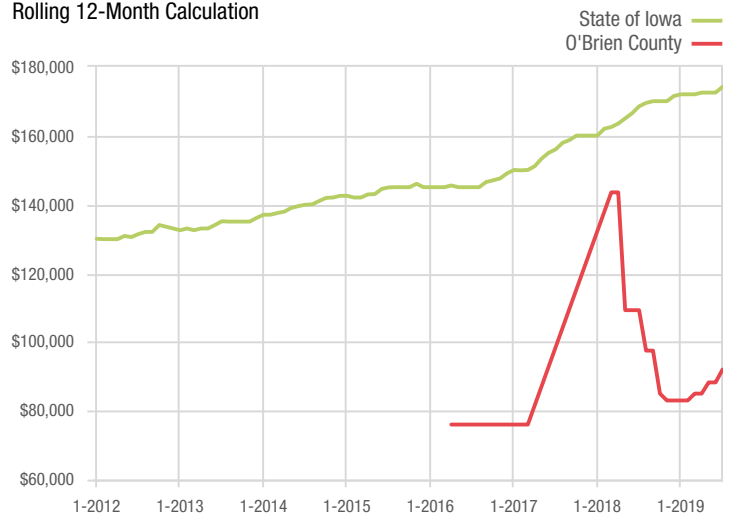
Median Sales Price - Single-Family Detached

Rolling 12-Month Calculation



Median Sales Price - Townhouse-Condo

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.